



CITY OF HOUSTON - CITY COUNCIL

Meeting Date: 6/12/2018

District H

Item Creation Date: 5/24/2018

25CONS353 Appropriation for the Task Order and Job Order (TOC/JOC) Contracting Program to Address Facility Condition Assessment (FCA) Priority 1 and 2 Deficiencies for FY2018

Agenda Item#: 32.

Background:

RECOMMENDATION: Appropriate funds for the TOC/JOC Contracting Program to address FCA Priority 1 and 2 deficiencies for FY2018.

BACKGROUND: In December 2011, the General Services Department contracted with Parsons Commercial Technology Group, Inc. (Parsons) to complete comprehensive facility condition assessments for various City facilities. Parsons conducted a facility condition assessment on 421 facilities; identified and prioritized building deficiencies; and provided cost estimates for repair or replacement.

The most critical repairs identified in the FCA report as Priority 1 and 2 deficiencies are being addressed and funded through the Capital Improvement Plan (CIP). These deficiencies have created, or will soon create, conditions that are safety hazards, are in extreme or accelerated deterioration, or can result in failing and interrupted operations.

SPECIFIC EXPLANATION: This action is to address Priority 1 and 2 projects at two major Police Department facilities that were approved in the FY2018 CIP. The scope of work includes, but is not limited to, mechanical, electrical, and plumbing repairs or replacements; roof repairs or replacement; life safety and fire protection code compliance; and interior construction and finishes. Therefore, the General Services Department (GSD) recommends that City Council appropriate \$1,000,000 to fund the necessary repairs/replacements.

PROJECT LOCATIONS: 62 Riesner Street and 33 Artesian Street – Houston, TX 77002

PREVIOUS HISTORY: On January 3, 2018, Ordinance No. 2018-0003, Council appropriated \$3,591,000.00 to the TOC/JOC Contracting Program for FY 2018 for professional and construction services for the General Government, Health, Police, Library, Fire, Solid Waste, and Parks and Recreation Departments.

TOC CONTRACTORS: Currently, GSD utilizes nine TOC contractors: Building Envelope Consultants, LLC (BEC); Collaborate Arch, LLC (Collaborate); English & Associates Architects, Inc. (English); Prozign, Inc. (Prozign); CSF Consulting, L.P. (CSF); Jaymark Engineering Corporation (Jaymark); Walter P. Moore and Associates, Inc. (WPM); Hunt & Hunt Engineering Corporation (Hunt&Hunt); and Infrastructure Associates, Inc. (Infrastructure).

On December 4, 2013, Ordinance No. 2013-1093, Council approved a professional roofing consultant services task order contract with BEC and ZeroSix, for a term of three years with two one-year renewal options. As per the request of ZeroSix, their contract was not renewed after the first-year term. On December 18, 2013, Ordinance No. 2013-1201, Council approved an architectural services task order contract with Collaborate, English, and Prozign, for a term of three years with two one-year renewal options. Each contract has a maximum contract amount of \$1,500,000 except for Collaborate, which is set at \$2,000,000, and was authorized by Council on September 23, 2015, by Ordinance No. 2015-0901, and BEC, which is set at \$2,000,000, and was authorized by Council on March 22, 2017, by Ordinance No. 2017-0207. On April 6, 2016, Ordinance No. 2016-0264, Council approved a professional engineering services task order contract with CSF, Jaymark, WPM, Hunt & Hunt, and Infrastructure, for a term of three years with two one-year renewal options. Each contract has a maximum contract amount of \$1,000,000.

JOC CONTRACTORS: Currently, GSD utilizes four JOC contractors. On June 17, 2015, Ordinance No. 2015-0610, Council awarded a job order contract to Jamail & Smith Construction, LP (Jamail); Kellogg Brown & Root LLC (KBR); Horizon International Group (Horizon); and P^2MG, LLC (P2MG) for a term of two-years with three one-year renewal options. Each contract has a maximum contract amount of \$10,000,000 except for Horizon, which is set at \$12,500,000, and was authorized by Council on May 3, 2017, by Ordinance No. 2017-310.

M/WBE/SBE PARTICIPATION:

TOC CONTRACTORS: A 5.0% M/WBE goal has been established for BEC. Currently, BEC has achieved 17.02% participation.

An 8.0% M/WBE goal has been established for Collaborate; English; Prozign; CSF; Jaymark; WPM; Hunt&Hunt; and Infrastructure contracts. To date, Collaborate has achieved 41.71% participation; English has achieved 23.18% participation; Prozign has achieved

8.67% participation; CSF has achieved 28.28% participation; Jaymark has achieved 27.38% participation; Hunt & Hunt has achieved 39.31% participation; WPM has achieved 5.58% participation; and Infrastructure has achieved 2.00% participation.

Infrastructure contacted the Office of Business Opportunity regarding its Good Faith efforts to fully achieve its M/WBE participation. Infrastructure has projects underway that are utilizing the services of its M/WBE firms. It is anticipated that Infrastructure will achieve the goal by the completion of the contract.

JOC CONTRACTORS: A 20% M/WBE/SBE goal has been established for each JOC contract. To date, Jamail has achieved 27.24% participation; KBR has achieved 39.72% participation; Horizon has achieved 27.77% participation; and P2MG has achieved 25.81% participation.

CIP FISCAL NOTE: There is no estimated impact to the operating and maintenance costs for these projects. Therefore, no Fiscal Note is required as stated in the Financial Policy Ordinance No. 2014-1078.

Capital Project Information: See attached Form A for a breakdown of capital costs.

WBS No: G-000143-0001-4-01

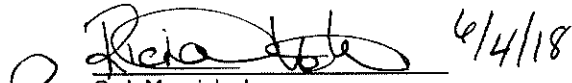
Prior Council Action:

Ordinance No. 2011-1208; December 21, 2011
Ordinance No. 2013-1093; December 4, 2013
Ordinance No. 2013-1201; December 18, 2013
Ordinance No. 2015-0610; June 17, 2015
Ordinance No. 2016-0264; April 6, 2016
Ordinance No. 2018-0003; January 3, 2018

Amount of Funding:

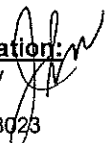
\$ 1,000,000.00 – Police Consolidated Construction Fund (4504)

DIRECTOR'S SIGNATURE/DATE:


C. J. Messiah, Jr.
General Services Department

Art Acevedo, Chief of Police
Houston Police Department

Contact Information:

Jacquelyn L. Nisby 
Council Liaison
Phone: 832.393.8023

ATTACHMENTS:

Description

25CONS353 Prior Council Actions
25CONS353 CIP Form A
25CONS353 Tax Delinquency Reports

Type

Backup Material
Backup Material
Backup Material

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CIP FISCAL NOTE: There is no estimated impact to the operating and maintenance costs for these projects. Therefore, no Fiscal Note is required as stated in the Financial Policy Ordinance No. 2014-1078.

Capital Project Information: See attached Form A for a breakdown of capital costs.

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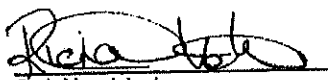
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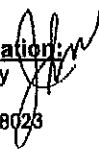
\$ 1,000,000.00 – Police Consolidated Construction Fund (4504)

DIRECTOR'S SIGNATURE/DATE:

for  6/4/18
C. J. Messiah, Jr.
General Services Department

for  06.07.2018
TROY R. FINNER
ACTING CHIEF OF POLICE
Houston Police Department

Contact Information:

Jacquelyn L. Nieby 
Council Liaison
Phone: 832.393.8023

ATTACHMENTS:

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<u>25CONS353 Prior Council Actions</u>	Backup Material
<u>25CONS353 CIP Form A</u>	Backup Material
<u>25CONS353 Tax Delinquency Reports</u>	Backup Material